

CURVE	CURVE DATA				
	-DELTA	RAD.	ARC.	CHD.	TAN
(A)	67°39'51"	23.00	27.16	25.61	15.42
(B)	12°13'14"	75.00	16.00	15.97	8.03
(C)	9°56'28"	75.00	13.01	13.00	6.52
(D)	122°08'15"	25.00	53.29	43.76	45.23
(E)	28°32'47"	330.00	164.41	162.72	83.95
(F)	32°48'00"	270.00	154.57	152.46	79.46
(G)	9°13'38"	540.00	86.96	86.87	43.58
(H)	90°00'00"	25.00	39.27	35.53	25.00
(I)	78°27'47"	25.00	34.24	31.62	20.41

STATE OF TEXAS  
COUNTY OF BRAZOS  
I, B. J. Kling, Registered Public Surveyor No. 680 in the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property made under my supervision on the ground.

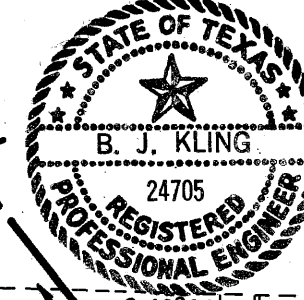


Sworn and subscribed before me, the undersigned authority on this the 1st day of March, 1977.

B. J. Kling  
Registered Public Surveyor No. 680

Petty L. Johnson  
Notary Public, Brazos County, Texas

STATE OF TEXAS  
COUNTY OF BRAZOS  
I, B. J. Kling, Registered Professional Engineer No. 24705, in the State of Texas, hereby certify that proper engineering consideration has been given this plat.



Sworn and subscribed before me, the undersigned authority on this the 1st day of March, 1977.

B. J. Kling  
Registered Professional Engineer No. 24705

Petty L. Johnson  
Notary Public, Brazos County, Texas

STATE OF TEXAS  
COUNTY OF BRAZOS  
Frank Thurmond and Warren C. Harmon and Associates, owners and developers of the land shown on this plat, and designated herein as the Briarcrest Estates, Section Four Subdivision to the City of Bryan, Texas, and whose names are subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, easements and public places thereon shown for the purpose and consideration therein expressed.

Frank Thurmond, Owner  
Warren C. Harmon, Owner  
General Partner for Warren C. Harmon and Associates

STATE OF TEXAS  
COUNTY OF BRAZOS  
Before me, the undersigned authority, on this day personally appeared Frank Thurmond and Warren C. Harmon, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purpose and considerations therein stated.

Given under my hand and seal on this 1st day of March, 1977.

Petty L. Johnson  
Notary Public, Brazos County, Texas

CERTIFICATION BY THE DIRECTOR OF PLANNING  
I, the undersigned, Director of PLANNING of the City of Bryan hereby certify that this subdivision plat conforms to all requirements of the subdivision regulations of the City of Bryan.

Kelcey Nelson  
Director of PLANNING  
Bryan, Texas

APPROVAL OF THE PLANNING COMMISSION  
I, D.D. Williamson, Chairman of the City Planning Commission of the City of Bryan, hereby certify that the attached plat was duly filed for approval with the City Planning Commission of the City of Bryan on the 2 day of March, 1977 and same was duly approved on the 17 day of March, 1977 by said Commission.

D.D. Williamson  
Chairman, City Planning Commission  
Bryan, Texas

CERTIFICATION BY THE COUNTY CLERK  
STATE OF TEXAS  
COUNTY OF BRAZOS  
I, Frank Louiskie, County Clerk in and for said County, do hereby certify that this plat together with its certificates of authentication was filed for record in my office the 21st day of March, 1977, in the Deed Records of Brazos County in Volume 322, Page 345.

Frank Louiskie  
County Clerk Brazos County, Texas  
By: Barbara Schlenker, Deputy

FILED  
11-15-77  
MAR 1977  
FRANK BORISKE  
County Clerk, Brazos County, Texas

**FINAL PLAT**

**BRIARCREST ESTATES**  
**Section Four**  
**JOHN AUSTIN SURVEY**  
**BRAZOS COUNTY, TEXAS**  
JANUARY 1977 SCALE 1"=50'

OWNER & DEVELOPER FRANK THURMOND ET AL

PREPARED BY  
KLING ENGINEERING AND SURVEYING  
BRYAN, TEXAS

- NOTES:
- IRON ROD SET
  - CONCRETE MONUMENT
  - 26 LOTS WITH 1 RESERVE TRACT
  - 5.55 TOTAL ACRES
  - BLOCKS 1 & 2 AND RESERVE TRACT 1 PLANNED FOR TOWNHOUSE AND MULTIFAMILY TYPE DEVELOPMENT
  - ALL DISTANCES SHOWN ON CURVES ARE CHORD DISTANCES
  - (296.0) ELEVATIONS SHOWN THUS ARE MINIMUM FINISH FLOOR ELEVATIONS FOR DWELLINGS.
  - BENCHMARK TOP OF MANHOLE AT CORNER OF BROADMOOR DRIVE AND BRIARCREEK COURT. 296.89

100 YEAR FLOODPLAIN TAKEN FROM CORP OF ENGINEERS AND CITY OF BRYAN DATA.